



GRETCHEN WHITMER  
GOVERNOR

STATE OF MICHIGAN  
DEPARTMENT OF LICENSING AND REGULATORY AFFAIRS  
LANSING

ORLENE HAWKS  
DIRECTOR

July 1, 2022

Renaë-Marie Kiehler  
Innovative Housing Dev Corp  
Suite 5  
3051 Commerce Drive  
Fort Gratiot, MI 48059

RE: Application #: AS740411463  
Vine Group Home  
1984 Vine St.  
St. Clair, MI 48079

Dear Ms. Kiehler:

Attached is the Original Licensing Study Report for the above referenced facility. The study has determined substantial compliance with applicable licensing statutes and administrative rules. Therefore, a temporary license with a maximum capacity of 6 is issued.

Please review the enclosed documentation for accuracy and contact me with any questions. In the event that I am not available and you need to speak to someone immediately, please contact the local office at (517) 284-9700.

Sincerely,

A handwritten signature in cursive script that reads "Sabrina McGowan".

Sabrina McGowan, Licensing Consultant  
Bureau of Community and Health Systems  
611 W. Ottawa Street  
P.O. Box 30664  
Lansing, MI 48909  
(810) 835-1019

enclosure

**MICHIGAN DEPARTMENT OF LICENSING AND REGULATORY AFFAIRS  
BUREAU OF COMMUNITY AND HEALTH SYSTEMS  
LICENSING STUDY REPORT**

**I. IDENTIFYING INFORMATION**

**License #:** AS740411463

**Applicant Name:** Innovative Housing Dev Corp

**Applicant Address:** Suite 5  
3051 Commerce Drive  
Fort Gratiot, MI 48059

**Applicant Telephone #:** (810) 385-4463

**Licensee Designee:** Renae-Marie Kiehler

**Administrator:** Melinda Wiegand

**Name of Facility:** Vine Group Home

**Facility Address:** 1984 Vine St.  
St. Clair, MI 48079

**Facility Telephone #:** (810) 385-4463

**Application Date:** 01/18/2022

**Capacity:** 6

**Program Type:** PHYSICALLY HANDICAPPED  
DEVELOPMENTALLY DISABLED  
MENTALLY ILL

**Special Certification:** Mentally Ill  
Developmentally Disabled

## II. METHODOLOGY

01/18/2022	Enrollment
01/19/2022	Application Incomplete Letter Sent New Fps for LD, 1326a, AFC 100 needs signature.
01/19/2022	Contact - Document Sent forms sent
01/20/2022	Contact - Document Received AFC 100
02/11/2022	Contact - Document Received 1326 &Ri030
03/02/2022	Application Incomplete Letter Sent
03/03/2022	Contact - Document Received Received program statements, job descriptions and personnel polices from Mindy Wiegand.
03/04/2022	Contact - Document Received Received staff schedule, financial reports, organizational chart, evacuation plan, house guidelines and daily schedules from Mindy Wiegand by email.
03/16/2022	Contact - Document Received Received TB and physical by email from Mindy Wiegand.
04/20/2022	Application Complete/On-site Needed
06/01/2022	Inspection Completed On-site
06/01/2022	Inspection Completed-Env. Health : A
06/01/2022	SC-Inspection Completed On-Site
06/10/2022	SC-Application Received - Original
06/10/2022	Inspection Completed-BCAL Full Compliance
06/10/2022	Contact - Document Received Proof of Ownership Received
06/17/2022	SC-Inspection Full Compliance

06/17/2022 SC-Recommend MI and DD

07/01/2022 Recommend License Issuance

### III. DESCRIPTION OF FINDINGS & CONCLUSIONS

#### A. Physical Description of Facility

Vine Group Home is located within the city of St. Clair, MI. It is a one (1) story house, complete with three (3) double occupancy resident bedrooms, a separated living and dining room, a kitchen a laundry room, and two (2) full bathrooms. There is also an additional room reserved for office space and a program room.

An attached garage entry/exit door is located through the kitchen. The home also has a patio door exit located off the dining room, in addition to the front and side entry/exit doors. It has a spacious, fenced-in backyard, with a cement slab patio for outdoor seating. There is ample space for both visitors and staff. The property is owned by Landmark Nonprofit Housing Corp. The applicant, Innovative Housing Development Corporation, has provided a copy of a lease agreement with Landmark Nonprofit Housing Corp., allowing operation an AFC home at this property.

The furnace room, accessed from outside, on the back of the home, has an enclosed in a 1-3/4-inch solid core door, constructed of material that has a 1-hour-fire resistance rating, equipped with an automatic self-closing device and positive latching hardware. On 10/27/2021, the furnace was inspected by licensed professionals, Shirkey Electric Co., Inc, deemed to be in safe operational condition.

The home is equipped with hard-wired smoke detectors and fire extinguishers throughout the facility. It has a public water and sewer system.

Resident bedrooms were measured during the on-site inspection and have the following dimensions:

Bedroom #	Room Dimensions	Total Square Footage	Total Resident Beds
1	13 x 17	221 square feet	2
2	13 x 17	221 square feet	2
3	13 x 17	221 square feet	2

The multi-purpose room contains 400 square feet of indoor living space and this exceeds the requirements for six (6) residents.

The home has three (4) separate and independent means of egress to the outside. The means of egress were measured at the time of the initial inspection and exceed the 30-inch minimum width requirement. The required exit doors are equipped with positive latching non-locking against egress hardware. The facility is wheelchair accessible.

Based on the above information, it is concluded that this facility can accommodate six (6) residents. It is the licensee's responsibility not to exceed the facility's licensed capacity.

## **B. Program Description**

Vine Group Home is a six (6) bed licensed group home designed to provide 24-hour, community based residential services for adults with severe and persistent mental illness as well as challenging physical conditions and/or intellectual disabilities. The primary goal of Vine Group Home is to encourage generalization of learning from the group home to the community so that residents have the opportunity to move to less restrictive living situations.

Services provided include clean, safe, supervised housing; 24-hour support and monitoring; milieu therapy; medication administration; assistance and education with daily living skills; assistance with scheduling important appointments and obtaining transportation to those appointments.

The applicant intends to provide 24-hour supervision, protection, and personal care to six (6) male or female adults whose diagnosis is mentally impaired, developmentally disabled and physically handicapped, in the least restrictive environment possible.

If required, behavioral intervention and crisis intervention programs will be developed as identified in the assessment plan. These programs shall be implemented only by trained staff, and only with the prior approval of the resident, guardian, and the responsible agency.

The licensee will provide all transportation for program and medical needs. The facility will make provision for a variety of leisure and recreational equipment.

In addition to the above program elements, it is the intent of the applicant to utilize local community resources including the public schools and library, local museums, and shopping centers. These resources provide an environment to enhance the quality of life and increase the independence of each resident.

## **C. Applicant and Administrator Qualifications**

The applicant, Innovative Housing Development Corporation, has provided documentation to appoint Ms. Renae Kiehler as the licensee designee and Ms.

Mindy Wiegand as the license administrator. The applicant, Innovative Housing Development Corporation, submitted a financial statement and established an annual budget projecting expenses and income to demonstrate the financial capability to operate this adult foster care facility.

A licensing record clearance request was completed with no LEIN convictions recorded for the licensee/administrator. The licensee /administrator submitted a medical clearance request with statements from a physician documenting her good health and current TB-test negative results.

The licensee and administrator have provided documentation to satisfy the qualifications and training requirements identified in the administrative group home rules.

The staffing pattern for the original license of this 6-bed facility is adequate and includes a minimum of 2-staff-to-6 residents per shift. All staff shall be awake during sleeping hours.

The applicant acknowledges an understanding of the training and qualification requirements for direct care staff prior to each person working in the facility in that capacity or being considered as part of the staff -to-resident ratio.

The applicant acknowledged an understanding of the responsibility to assess the good moral character of employees and contractors who have regular, ongoing, “direct access” to residents or the resident information or both. The licensing consultant provided technical assistance on the process for obtaining criminal record checks utilizing the Michigan Long Term Care Partnership website ([www.miltcpartnership.org](http://www.miltcpartnership.org)), L-1 Identity Solutions™ (formerly Identix ®), and the related documents required to be maintained in each employee’s record to demonstrate compliance.

The applicant acknowledges an understanding of the administrative rules regarding medication procedures and that only those direct care staff that have received medication training and have been determined competent by the licensee, can administer medication to residents. In addition, the applicant has indicated that resident medication will be stored in a locked cabinet and that daily medication logs will be maintained on each resident receiving medication.

#### **D. Rule/Statutory Violations**

Compliance with the physical plant rules has been determined. Compliance with Quality-of-Care rules will be assessed during the period of temporary licensing via an on-site inspection.

**IV. RECOMMENDATION**

I recommend issuance of a temporary license to this AFC adult small group home (capacity 1-6) and temporary issuance for special certification for the mentally ill and developmentally disabled.

*Sabrina McGowan*

July 1, 2022

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Sabrina McGowan  
Licensing Consultant

Date

Approved By:

*Mary Holton*

July 1, 2022

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Mary E Holton  
Area Manager

Date